

**UNITED STATES BANKRUPTCY COURT
MIDDLE DISTRICT OF FLORIDA
ORLANDO DIVISION**

In re:**CHAPTER 11****TURNKEY INVESTMENT FUND,
LLC****CASE NO.: 6:16-bk-03827****Debtor.**

**NOTICE OF FILING AMENDMENT TO SCHEDULE G AND DECLARATION
CONCERNING DEBTOR'S SCHEDULES**

The Debtor, TURNKEY INVESTMENT FUND, LLC, by and through its undersigned counsel, gives notice of filing: Amendment to Schedule G (Exhibit A) and Declaration Concerning Debtor's Schedules (Exhibit B) to add the following executory contracts to Schedule G.

| Name | What Contract is for | Term Remaining |
|-----------------------------|--|-----------------------|
| Performance Asset Fund, LLC | Subscription Agreement for Turnkey WBCT#3 JV, dated 10/16/14 | N/A |
| Performance Asset Fund, LLC | Subscription Agreement for Turnkey WBCT#3 JV, dated 11/18/14 | N/A |
| Performance Asset Fund, LLC | Subscription Agreement for Turnkey WBCT#3 JV, dated 11/25/14 | N/A |
| Performance Asset Fund, LLC | via assignment dated 10/23/14 from JDF Investments, LLC of Subscription Agreement with Turnkey WBCT#3 JV 8/20/14 | N/A |
| Tung Jung Tsai | Subscription Agreement with Turnkey WBCT#3 JV dated 9/29/14 | N/A |

Please also note that all references to "Subscription Agreement for WBCT#3 JV" have been revised to "Subscription Agreement for Turnkey WBCT#3 JV".

DATED: August 30, 2016

/s/ Wendy C. Townsend

Wendy C. Townsend

Florida Bar No.:0517951

wtownsend@bakerlaw.com

BAKER & HOSTETLER LLP

200 South Orange Ave.

SunTrust Center, Suite 2300

Orlando, Florida 32801-3432

Telephone: (407) 649-4000

Attorney for Debtor

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on August 30, 2016, a copy of the foregoing **NOTICE OF FILING AMENDMENT TO SCHEDULE G AND DECLARATION CONCERNING DEBTOR'S SCHEDULES** has been filed with the Court and has been furnished using the Court's CM/ECF System to all parties requesting such notice and/or by U.S. First Class, postage prepaid mail to the following: Turnkey Investment Fund, LLC, 9633 Market Place, Suite 201, Lake Stevens, WA 98258 (*Debtor*); Performance Asset Fund, LLC, 4570 Avery Lane, #137, Lacey, WA 98503; Tung Jung Tsai, 1F, no 123, Rache St, Songshan Dist, Taipei City 105, Taiwan ROC; and the Office of the U.S. Trustee, 400 West Washington Street, Suite 1100, Orlando, Florida 32801.

I HEREBY ALSO CERTIFY that a copy of Amended Schedule G and the Notice of Commencement of Case was furnished to Performance Asset Fund, LLC, 4570 Avery Lane, #137, Lacey, WA 98503; Tung Jung Tsai, 1F, no 123, Rache St, Songshan Dist, Taipei City 105, Taiwan ROC via U.S. First Class Mail on August 30, 2016.

/s/ Wendy C. Townsend

Wendy C. Townsend, Esq.

EXHIBIT A

Fill in this information to identify the case:Debtor name Turnkey Investment Fund, LLCUnited States Bankruptcy Court for the: MIDDLE DISTRICT OF FLORIDACase number (if known) 16-03827
☐ Check if this is an amended filing
Official Form 206G**Schedule G: Executory Contracts and Unexpired Leases**

12/15

Be as complete and accurate as possible. If more space is needed, copy and attach the additional page, number the entries consecutively.

1. Does the debtor have any executory contracts or unexpired leases?
☐ No. Check this box and file this form with the debtor's other schedules. There is nothing else to report on this form.

☒ Yes. Fill in all of the information below even if the contacts of leases are listed on *Schedule A/B: Assets - Real and Personal*

Property

(Official Form 206A/B).

2. List all contracts and unexpired leases
State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.1. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Alchemy Global
c/o Mille Leung
601 6th Floor Wah Yen Bldg
145-149 Queens Road Central
Hong Kong

2.2. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Andrew Wong
857 Rollins Rd
Burlingame, CA 94010

2.3. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Andy Liu
No. 1, Changquig 2nd St
Yangmei City
Taoyuan County
Taiwan ROC

2.4. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Ben Coffman
17274 Russet Street
San Diego, CA 92127

Debtor 1 **Turnkey Investment Fund, LLC**

First Name

Middle Name

Last Name

Case number (if known) **16-03827****Additional Page if You Have More Contracts or Leases****2. List all contracts and unexpired leases**

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.5. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

**Dennis Teng
2960 Willow St
Denver, CO 80238**

2.6. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

**Dinesh Gauba
2801 Greyfox Ct
Pleasanton, CA 94566**

2.7. State what the contract or lease is for and the nature of the debtor's interest **Energy Capital Wilcox JV Amended Subscription Agreement, dated 7/16/2015**

State the term remaining **N/A**

List the contract number of any government contract _____

**Energy Capital Fund, LLC
Energy Capital Wilcox JV
15632 Hwy 110
Suite 12
Whitehouse, TX 75791**

2.8. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

**Eugene and Jennifer Tyler
3230 Emerald Lane SW
Olympia, WA 98512-7517**

2.9. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

**Giancarlo Lujan
22471 Silver Spur
Lake Forest, CA 92630**

2.10. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

**Howie Sun
10480 E. Aberdeen Ave
Englewood, CO 80111**

Debtor 1 **Turnkey Investment Fund, LLC**

First Name

Middle Name

Last Name

Case number (if known) **16-03827****Additional Page if You Have More Contracts or Leases****2. List all contracts and unexpired leases**

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

List the contract number of any government contract _____

2.11. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**State the term remaining **N/A**

List the contract number of any government contract _____

**Jason and Jeanne Unger
3241 Country Club Dr
Cameron Park, CA 95682**2.12. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**State the term remaining **N/A**

List the contract number of any government contract _____

**Jason Workman
7812 Melrose Lane SE
Snoqualmie, WA 98065**2.13. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**State the term remaining **N/A**

List the contract number of any government contract _____

**Jeanne Unger
3241 Country Club Dr
Cameron Park, CA 95682**2.14. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**State the term remaining **N/A**

List the contract number of any government contract _____

**Jeffrey Smith
11028 69th St NE
Lake Stevens, WA 98258**2.15. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**State the term remaining **N/A**

List the contract number of any government contract _____

**Jeremy and Jenny Jensen
7215 222nd Street NW
Stanwood, WA 98292**

Debtor 1 **Turnkey Investment Fund, LLC**

First Name

Middle Name

Last Name

Case number (if known) **16-03827****Additional Page if You Have More Contracts or Leases****2. List all contracts and unexpired leases**

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.16. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Jessica Allgier
5719A 123rd Ave SE
Snohomish, WA 98290

2.17. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

John Schwarzchild
3809 Manchaca Rd
Unit F
Austin, TX 78704

2.18. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Justin Hanson
23 Collins Avenue
Randolph, MA 02368

2.19. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Katie Forrester
3697 Broadway
Box 208
North Bend, OR 97459

2.20. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Louise Vlasic
2635 Sunset Dr
Bellingham, WA 98225

2.21. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Mike Horm
1308 117 St SE
Lake Stevens, WA 98258

Debtor 1 **Turnkey Investment Fund, LLC**Case number (if known) **16-03827**

First Name

Middle Name

Last Name

Additional Page if You Have More Contracts or Leases**2. List all contracts and unexpired leases**

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

government contract

2.22. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract

**Mike Shieh
6493 Dutch Creek
Highlands Ranch, CO 80130**

2.23. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract

**Minh Bui
23761 E. Alabama Dr
Aurora, CO 80018**

2.24. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract

**PAF Fouts
4571 Avery Lane SE
#137
Lacey, WA 98503**

2.25. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV, dated 10/16/14**

State the term remaining **N/A**

List the contract number of any government contract

**Performance Asset Fund, LLC
4570 Avery Lane
#137
Lacey, WA 98503**

2.26. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV, dated 11/18/14**

State the term remaining **N/A**

List the contract number of any government contract

**Performance Asset Fund, LLC
4570 Avery Lane
#137
Lacey, WA 98503**

2.27. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV, dated 11/25/14**

**Performance Asset Fund, LLC
4570 Avery Lane
#137
Lacey, WA 98503**

Debtor 1 **Turnkey Investment Fund, LLC**

First Name

Middle Name

Last Name

Case number (if known) **16-03827****Additional Page if You Have More Contracts or Leases****2. List all contracts and unexpired leases**

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

State the term remaining **N/A**

List the contract number of any government contract _____

- 2.28. State what the contract or lease is for and the nature of the debtor's interest **via assignment dated 10/23/14 from JDF Investments, LLC of Subscription Agreement with Turnkey WBCT#3 JV 8/20/14**

State the term remaining **N/A**

List the contract number of any government contract _____

Performance Asset Fund, LLC
4570 Avery Lane
#137
Lacey, WA 98503

- 2.29. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

PJ Lin
10824 Whisper Hollow Cove
Collierville, TN 38017

- 2.30. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement with Turnkey WBCT#3 JV dated 9/29/14**

State the term remaining _____

List the contract number of any government contract _____

Tung Jung Tsai
1F, No 123, Rache St
Songshan Dist
Taipei City 105
Taiwan ROC

- 2.31. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

Wang Chung Ming
10F, No 27, Quanzing Rd
Taishan Dist.
New Taipei City
Taiwan ROC 243

- 2.32. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract _____

William Lee
3404 Yosemite St
Denver, CO 80238

Debtor 1 **Turnkey Investment Fund, LLC**

First Name

Middle Name

Last Name

Case number (if known) **16-03827****Additional Page if You Have More Contracts or Leases****2. List all contracts and unexpired leases**

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.33. State what the contract or lease is for and the nature of the debtor's interest **Subscription Agreement for Turnkey WBCT#3 JV**

State the term remaining **N/A**

List the contract number of any government contract

Yap Hoe
No. 4, Lane 1194
Zhongzheng Rd, Zhonghe Dist
New Taipei City
Taiwan 235

EXHIBIT B

Fill in this information to identify the case:

Debtor name Turnkey Investment Fund, LLCUnited States Bankruptcy Court for the: MIDDLE DISTRICT OF FLORIDACase number (if known) 16-03827☐ Check if this is an amended filing

Official Form 202

Declaration Under Penalty of Perjury for Non-Individual Debtors

12/15

An individual who is authorized to act on behalf of a non-individual debtor, such as a corporation or partnership, must sign and submit this form for the schedules of assets and liabilities, any other document that requires a declaration that is not included in the document, and any amendments of those documents. This form must state the individual's position or relationship to the debtor, the identity of the document, and the date. Bankruptcy Rules 1008 and 9011.

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

Declaration and signature

I am the president, another officer, or an authorized agent of the corporation; a member or an authorized agent of the partnership; or another individual serving as a representative of the debtor in this case.

I have examined the information in the documents checked below and I have a reasonable belief that the information is true and correct:

- ☐ Schedule A/B: Assets—Real and Personal Property (Official Form 206A/B)
- ☐ Schedule D: Creditors Who Have Claims Secured by Property (Official Form 206D)
- ☐ Schedule E/F: Creditors Who Have Unsecured Claims (Official Form 206E/F)
- ☐ Schedule G: Executory Contracts and Unexpired Leases (Official Form 206G)
- ☐ Schedule H: Codebtors (Official Form 206H)
- ☐ Summary of Assets and Liabilities for Non-Individuals (Official Form 206Sum)
- ☒ Amended Schedule G
- ☐ Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders (Official Form 204)
- ☐ Other document that requires a declaration _____

I declare under penalty of perjury that the foregoing is true and correct.

Executed on

8/30/16

x

Signature of individual signing on behalf of debtor

Jared Crapson

Printed name

see "Attachment A" for full title

Position or relationship to debtor

TURNKEY INVESTMENT FUND, LLC

Attachment A:

Title: President of SMFG, Inc., Manager of Turnkey Investment Fund Manager, LLC, Manager of Debtor